

HAHIRA CITY COUNCIL

WORKSESSION

OCTOBER 29, 2012

6:30 P.M.

COURTHOUSE

Mayor Wayne Bullard and Council met for a Work session October 29, 2012 at the Courthouse with Mayor Wayne Bullard presiding.

PRESENT: Councils: Ralph Clendenin, Mayor Pro Tem Bruce Cain, Terry Benjamin, Rose Adams, City Manager Jonathan Sumner, Police Chief Terry Davis, Fire Chief Dwight Bennett, and City Clerk Lisa Mashburn. Public Works Director Donnie Warren was not present.

REVIEW/CORRECTIONS OF MINUTES:

- A.) October 1, 2012 Work Session
- B.) October 4, 2012 Council Meeting

No corrections noted at this time.

PUBLIC HEARINGS

Grass Ordinance Amendment-Final Reading

City Manager Sumner stated that this is something we have been working on for the last several months. He stated that per the City Attorney, Rob Plumb that the amendment is in proper format and he stated that Rob added hardship clause and also added in section C notice and procedures. Sumner stated no real big changes to the amendment and that it will go for the final reading on Thursday night.

It was then requested that the Variance Request by Gateway Pines be moved to later in the meeting so that Matt Martin (P & ZA) would be present.

REVIEW OF BILLS/BUDGET OVERAGES

The Mayor asked if anyone had any questions regarding the bills. Councilmember Adams asked on page two what the Special Occasion Tent charge in the amount of \$439.00 was for. She then asked what the Boardwalk charge was for. It was stated that the Boardwalk charge was for Halloween T-shirts. She then asked what the \$160.00 charge from Village Metal Works was for and it was stated by Sumner that it was for trophies for the car show. City Manager Sumner stated that it was time for a quarterly report for July, August and September. He stated he would get with Stacey who is out with sick child and have for them at Thursday night meeting. He also stated that he will get answers for the questions to everyone via email tomorrow a.m. Councilmember Adams then asked what the \$4031.00 charge under radio repairs was for. It was then stated by Chief Davis and Chief Bennett that this is quarterly charge for radios. It was then discussed that these charges used to be annual but are now quarterly. Councilmember Adams then had a question on page 11 of the revenue and expense report regarding Nashville Tractor. It was then stated that it was a repair that was approved via emergency item at previous meeting regarding a tractor clutch. She then

asked regarding the Insurance claim Etheridge Electric and Sumner stated that was a reimbursement from insurance company and light pole that was damaged. Councilmember Adams then asked what happens if someone runs over light pole? Chief Davis stated that an accident report is written up and that general the insurance company mails a check directly to the City. If not the person pays and gets reimbursed by insurance company.

DISCUSSIONS:

LAWSON FARM STREET PARKING (MAYOR PRO TEM CAIN)

Mayor Pro Tem Cain stated that he had complaints regarding parking on the streets like previous problem on Mulberry. He stated he had complaints regarding cars and mainly on Cottonwood utility trailer that stays permanently on the street. HE stated he went by there on Friday and it was still there. He asked if stripping is available for that area. He stated he would like to see if something can be done about the utility trailers and stated that the car has a valid tag and what about boats parked on the street. City Manager Sumner stated that there is no language in the current ordinance to keep it from being parked there. Chief Davis stated that he had talked to the resident to see if something could be done because it is very dangerous in the curve where it is parked. He stated that the person is not running a business out of the house and that there is no HOA for that subdivision. Councilmember Clendenin stated that if the city infrastructure is not accepted would that have something to do with it. Councilmember Adams stated that it is a public safety issue. Mayor Pro Tem Cain stated that we provide fire protection for that area. Attorney Rob Plumb stated that this was allowed to go on for too long; cannot be accepted until the infrastructures accepted. Councilmember Clendenin stated that the residents need to contact Gary Minchew (developer) and have him enforce parking. Rob stated you cannot force them to do it and that we need to address the infrastructure problems. Councilmember Adams stated to Attorney Rob Plumb asked if the HOA would have right regarding the parking in cul-de-sacs for the subdivisions. She then stated that it is impossible for police and fire trucks to get through there. She then asked if the Police department has the right to have them removed due to safety. The Mayor then asked if it was legal to park in the street. Chief Davis stated no if yellow or red curbs or no parking signs; if do then can ticket them. It was then stated that we need to do this for emergency vehicles to get through the streets. Councilmember Clendenin then stated he thought we should put yellow lining on the streets at Mulberry Place. The Mayor then stated he thought we should do all cul-de-sacs and for new subdivisions we should have yellow curb and designated parking areas with signs throughout the subdivision. Marilyn Dye stated that Audubon has convent where there is visitor parking but that the HOA has no control over the streets. Mayor Pro Tem Cain stated the covenant cannot control public right of ways. Marilyn Dye stated that the parking going into cul-de-sac is the problem. The Mayor stated to put up signs and yellow curbing and then write tickets. Chief Davis stated that the signs and curbing would have to be up for 30 days before issue citation per state statute.

LAWSON FARMS INFRASTRUCTURE (MAYOR PRO TEM CAIN)

Mayor Pro Tem Cain stated that we have not accepted the Infrastructure. He stated that there are problems with water coming off Coleman in catch basin and spills into Lawson Farm. The Mayor asked if he had figured a cost to fix it. Mayor Pro Tem Cain stated there is no cost to run our piping but that there are other problems. He then stated certified letter to Mr. Minchew first to see what he will do. City Manager Sumner stated that a letter was sent to Mr. Minchew and he is not going to fix, which will be failure of development to supply easement for storm water which is in ordinance that was adopted in 2007-2008. He is out of compliance with ordinance. Rob Plumb City Attorney stated per Engineer that the drainage not built per plans; pipes undersized and that the grating is not right. This is all stated in Section 6 Article 6 of Ordinance, drainage not adequate as specified by Engineers, He then said to issue a citation to rectify complaints from residents regarding

water over Fry Street; block off areas. He then stated that the new streets are having problems because they are not constructed as supposed to. Sumner asked what avenue we should take. Should we send certified letter to developer and then go from there. City Attorney Rob Plumb stated a forceful letter with a set time should be sent. Councilmember Adams stated that on the same street a house almost flooded and water had to be pumped out. Councilmember Clendenin then asked what type of letter. City Manager Sumner stated we should get time frame from Engineer and send letter and give timeline to Rob.

DISCUSSION ON DONATION OF HAHIRA CIVIL WAR VETERANS PICTURE AT HAHIRA HISTORICAL SOCIETY. (COUNCILMEMBER ADAMS)

Councilmember Adams stated that she would like for the Civil War Veterans picture to be donated to the historical society. She stated that she would like to have the historical society hang the picture in a place of prominence. She stated that it was hanging in the conference room and now it is on floor in Ms. Paula's office. Mayor Pro Tem Cain stated that he hated to give the picture away and that he would rather hang at City Hall. Councilmember Clendenin stated that if we donate to the historical society and the historical society folds do we get the picture back. Councilmember Adams stated we should put in a place at City Hall that we can all enjoy or give to the historical society. Rob Plumb City Attorney stated we would need paperwork to have stuff loaned to them to have it returned at a later date.

DISCUSSION ON PROCEDURES TO USE COLLECTION SITE ON UNION ROAD (COUNCILMEMBER ADAMS)

Councilmember Adams stated that she would like to know the procedures to use collection site. It was stated by City Manager Sumner that they can use driver's license or latest bill to use the site. Councilmember Adams stated that there is a lot of trash around Lowndes County across the road from the collection sites and along the side of the roads. She stated she felt they should get a list of the citizens that use the collection site.

TRANSPORTATION ENHANCEMENT SIDEWALK PROJECT (COUNCILMEMBER ADAMS)

Councilmember Adams stated she had meeting along with Mayor Pro Tem Cain and Councilmember Clendenin regarding the plans for the sidewalk. She stated they discussed that there is no crosswalk for children on the North side of 122 to cross to sidewalk (Hagen bridge and 122). Councilmember Clendenin stated we should go to DOT to put in crosswalk. City Manager Sumner stated that a sidewalk would need to be on other side, no sidewalk on Hagan Bridge. HE then stated that we can ask the DOT. He then stated that they would want the City of Hahira to pay for it. Mayor Pro Tem Cain stated that we will have to have another meeting to discuss the crosswalk and the storm drains and that we would have to have a sign with flashing lights to put crosswalk on Highway 122. Chief Davis stated that he did not think the DOT would allow it. Mayor Pro Tem Cain stated that we should involve citizens in the meeting.

HA-2012-01 VARIANCE REQUEST BY GATEWAY PINES II (P&ZA MARTIN)

Matt Martin (Planning and Zoning) arrived at the meeting. HE stated he had a variance request to change the number of parking spots and the size of the spaces. He stated that the site plan is in the packets for Phase II. He stated that it is 56 units with 112 parking spaces and they would like to change to 84 parking spaces. He stated due to the fact that it will be for elderly housing and they do not think it will require two spaces. HE also stated that Hahira requires that the spaces be 200 square feet (10 x 20) and they would like to propose that they be changed to 10 x 18. He stated it was staff recommendation that they do not need full parking; but that they should have additional parking spaces reserved for parking of visitors; allow to have 28 spaces in grass area in case complex changes character they will be set aside. He stated that he thought it was a reasonable request for parking spaces and that there is no physical hardship for space. He stated he would be staff

recommendation to approve number 1 with conditions and disapprove number 2. The Mayor stated it was a concern not to keep with 10 feet wide spaces. He stated that Joe Chambers is here from McClain & Brown to explain anything they need. The Mayor stated that Matt had explained the drawings and on item 2 for smaller size parking spaces he would say no. Mr. Chambers stated that they would like to make it 1 ½ spaces per unit for parking. Councilmember Clendenin asked why they want to change it. Savings on concrete or grass? Matt Martin stated it will free up flexibility in the site if we cut down the tree. Joe Chambers stated that these are 10 x 20 spaces and that it all fits together very tight. City Manager Sumner stated he would advise everyone to go by and look at the tree. Mr. Chambers stated that 5 spaces are needed for the tree and that if the tree was taken down it would make the whole area look better. He stated that they are 100 foot away from the wetlands and with nice landscaping it would look better. City Manager Sumner stated that an 8 foot white fence would be on western side to block the two residents and that the fencing would also be put on the other side of the driveway. He stated it was a real nice metal fence. And that with the number of units you only need one exit. Councilmember Adams stated that as a grandparent you have a lot of company and she asked how far the grassy parking for the buildings is. Mr. Chambers stated that it is not very far from the buildings.

SUBDIVISION ORDINANCE LED AMENDMENT (P&ZA MARTIN)

Matt Martin stated we could do an LED amendment. HE stated that Valdosta Engineering is looking into the LED lighting with Georgia Power and Colquitt EMC. He stated you can do an amendment to the Subdivision ordinance but that you would be at the mercy of Georgia Power. He stated he had a listing of the Georgia Power fixtures but that he did not have information from Colquitt EMC. He stated that the question is does the City own the fixtures and pay electricity. Councilmember Clendenin stated that the streetlights are owned by the City and that we pay for the rental of the pole and cost of power. Martin stated that Valdosta is all rentals and if they can work with Georgia Power for savings then they will. City Manager Sumner then asked how we stand. He stated that before we change the local code for new construction we need to check the price to retrofit 300 cobra lighting. Councilmember Clendenin stated we would spend half a million up front to save \$1000 per month. Sumner stated that if Council is satisfied then he will work with Matt to get language in draft to review. It was then discussed that retrofitting is not an option because we have different types of lighting and that we have some on Colquitt EMC and that they charge more. City Manager Sumner stated he will have it on agenda for December and that he will get language from other cities.

DEPARTMENT REQUESTS:

PUBLIC WORKS COMPLEX RENOVATIONS (PWD WARREN)

City Manager Sumner stated that PWD Warren was attending a conference and was not present tonight. City Manager Sumner stated that he had a meeting with Mayor Pro Tem Cain, Councilmember Adams and they had decided to not proceed with the new facility. He stated that after a walkthrough of the facility it was decided to only do what was pressing to repair the building. Sumner stated they recommend putting a new roof on the building and the need to contact roofers to get estimate. Sumner stated he would get quotes and email to them and put item on December agenda.

PAGERS (CHIEF BENNETT)

City Manager Sumner stated he had just received an email from Joe Pritchard and a copy of the email is at their spaces for them to review. He said the letter is basically what Chief Bennett has been telling us. He stated that Chief Bennett alerted us at the last meeting that the cost of the emergency system for us would be \$625.00 time's 20 pagers to be around \$12,500. He stated this would be upfront cost to be paid in December. He stated there would be reoccurring maintenance fee yearly and that he was not sure of that cost but that we will have to pay

maintenance fee. He stated that we would have to pay 25% down payment in the amount of \$3105.00. The Mayor asked about the 911 fee that is on the phone bills? Chief Bennett stated that goes to 911 center not pager system. He stated that the FCC set up the Narrow band law and that this is the cheapest option. He stated if we went with own system it would be very costly. Chief Bennett stated he recommended going with Lowndes County pager system that it would be cheaper but better system. Councilmember Adams stated that she would like to have a written contract with Lowndes County with pricing to which Rob Plumb Attorney stated we would do Intergovernmental Agreement.

MAYOR'S MOTORCADE-12/13/2012 THOMASVILLE (CHIEF DAVIS)

Chief Davis is the chair person for the region and stated he would like to have as many people as possible go to the Motorcade on December 13, 2012 in Thomasville and that he would like for the City to make a donation. He stated he would be accepting donations and that there is a list of items needed for review.

STRIPING IN MULBERRY SUBDIVISION (CHIEF DAVIS)

Chief Davis stated that he had received quotes from two companies. One was 10 cent per linear foot and the other from Corbett's was 18 cent a linear foot. He stated that Mayor Pro Tem Cain was familiar with both companies and that they would do a good job. City Manager Sumner stated this could be paid from SPLOST VI funds.

PURCHASE OF CROWN VICTORIA FROM KANSAS HP-SPLOST VI (CHIEF DAVIS)

Chief Davis stated that we are in need of two police vehicles. He stated he has found two used Crown Vic's that are 2011 for \$16,800. He stated they are still under warranty.

SET NOVEMBER COUNCIL MEETING AGENDA

-Grass Ordinance Amendment-Final Reading

-HA-2012-01 Variance Request by Gateway Pines II

-Pagers

SET NOVEMBER CONSENT AGENDA

-Striping in Mulberry Subdivision

-Purchase of 2 Crown Victoria's from Kansas HP

MEETING ADJOURNED AT 8:30 P.M.

MAYOR WAYNE BULLARD

CITY CLERK LISA MASHBURN